

167.A

Map

0004

Block

0163.0

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRaised: 1,243,800 /

USE VALUE: 1,243,800 /

ASSESSED: 1,243,800 /

Total Card /

Total Parcel

1,243,800

1,243,800

1,243,800

PROPERTY LOCATION

No	Alt No	Direction/Street/City
163		PARK AVE, ARLINGTON

OWNERSHIP

Owner 1:	COLLINS CHRISTOPHER
Owner 2:	MAJEWSKI BRIGITTE
Owner 3:	
Street 1:	163 PARK AVE
Street 2:	
Twn/City:	ARLINGTON
St/Prov:	MA
Postal:	02476

PREVIOUS OWNER

Owner 1:	MCLAUGHLIN LIMITED LLC -
Owner 2:	-
Street 1:	76 WINN ST STE 2
Twn/City:	WOBURN
St/Prov:	MA
Postal:	01803

NARRATIVE DESCRIPTION

This parcel contains . Sq. Ft. of land mainly classified as Condo with a Condo Conv Building built about 1898, having primarily Shakes Exterior and 3472 Square Feet, with 1 Unit, 2 Baths, 1 3/4 Bath, 1 HalfBath, 8 Rooms, and 4 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Infl	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
102	Condo		0		Sq. Ft.	Site		0	0.	0.00	8324																

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
102	0.000	1,243,800			1,243,800
Total Card	0.000	1,243,800			1,243,800
Total Parcel	0.000	1,243,800			1,243,800
Source:	Market Adj Cost	Total Value per SQ unit /Card:	358.24	/Parcel:	358.24

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	102	FV	1,243,800	0	.		1,243,800		Year end	12/23/2021
2021	102	FV	1,207,500	0	.		1,207,500		Year End Roll	12/10/2020
2020	102	FV	1,241,000	0	.		1,241,000	1,241,000	Year End Roll	12/18/2019
2019	102	FV	1,057,400	0	.		1,057,400	1,057,400	Year End Roll	1/3/2019
2018	102	FV	936,200	0	.		936,200	936,200	Year End Roll	12/20/2017

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
MCLAUGHLIN LIM	69600-583		7/14/2017		1,125,000	No	No		
HANKINSON SCOTT	65142-326		3/31/2015	Change>Sale	650,000	No	No		Master Deed 66632:284

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
9/17/2019	1434		1,400					

ACTIVITY INFORMATION

Date	Result	By	Name
9/25/2018	Measured	DGM	D Mann
3/25/2018	NEW CONDO	DGM	D Mann
2/16/2018	SQ Returned	EMK	Ellen K

Sign:

VERIFICATION OF VISIT NOT DATA

___/___/___

Total AC/HA: 0.00000

Total SF/SM: 0

Parcel LUC: 102

Condo

Prime NB Desc

CONDO

Total:

Spl Credit

Total:

Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - ArchiveProArling

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